

PLANNING

Dublin City Council - Esprit Investments Limited intend to apply for permission for development at a 0.461 Ha landholding generally bound by James Place East and Mount Street Upper, Dublin 2. The landholding comprises 2 No. physically separated, yet proximate sites (referred to as Plot A and Plot B for the purposes of this Planning Application). Plot A (0.125 Ha), which incorporates No. 50 James Place East (a Protected Structure), is generally bound to the north by Nos. 47-50 Mount Street Upper, to the south by James Place East, to the east by No. 46 James Place East, and to the west by the car park to the rear of No. 51 Mount Street Upper. Plot B (0.336 Ha), which incorporates No. 40 Mount Street Upper (a Protected Structure), is generally bound to the north by Nos. 37-39 and 41-43 Mount Street Upper and Mount Street Upper, to the south by James Place East, to the east by No. 30 Herbert Street and the car park to the rear of No. 36 Mount Street Upper, and to the west by No. 44 James Place East and No. 44 Mount Street Upper. The development will principally consist of: the demolition of the 2 No. storey office building (1,412 sq m) and single storey rear stores (215 sq m) at Nos. 38-43 James Place East, shed (17 sq m) to the rear of No. 40 Mount Street Upper and single storey rear extension (17 sq m) attached to the mews building at No. 50 James Place East; and the construction of a Mixed-Use Development (12,994 sq m) across Plot A and Plot B as follows: Plot A: The construction of a part 1 No. - part 5 No. storey Mixed-Use Development (2,521 sq m). The Mixed-Use Development (including the internal reconfiguration of the existing 2 No. storey mews building at No. 50 James Place East) will comprise 26 No. apartments (2 No. studio units, 14 No. 1 bed units and 10 No. 2 bed units) and office accommodation (140 sq m). Plot B: The construction of a part 1 No. - part 5 No. storey (over basement) Mixed-Use Development (10,473 sq m) comprising office accommodation (9,522 sq m) and a community space (358 sq m). The development will also comprise of the following at No. 40 Mount Street Upper: the provision of a platform lift at the main entrance and associated alterations to the existing railings; elevational changes including the replacement of a window on the rear elevation with double doors; and the provision of a bridge above the existing courtyard. The development will also include: internal footpaths; bicycle parking; bin storage; hard and soft landscaping; balconies / terraces principally facing north and south; boundary treatments including the demolition of part of the existing stone walls; lighting; plants; lift overruns; an ESS substation; green and blue roofs; PV panels; signage; and all other associated site and development works above and below ground. The Planning Application may be inspected or purchased at a fee not exceeding the reasonable cost of making a copy, at the offices of Dublin City Council, Planning Department, Block 4, Ground Floor, Civic Offices, Wood Quay, Dublin 8 during its public opening hours (9.00a.m. - 4.30p.m.). A Submission or Observation in relation to the Application may be made in writing to the Planning Authority on payment of the prescribed fee (€20.00) within the period of 5 weeks beginning on the date of receipt by the Authority of the Application, and such Submissions or Observations will be considered by the Planning Authority in making a decision on the Application. The Planning Authority may grant permission subject to or without conditions, or may refuse to grant permission.

Dublin City Council - Malcolse Limited intend to apply to Dublin City Council for permission for development comprising an amendment to the permitted Large-Scale Residential Development (LRD) as granted under DCC Reg. Ref. LRD6034/23-53 (ABP Ref: LH295.319121), principally comprising student accommodation at a c. 0.962 Ha site at Gowanus House, Carriglea Business Park, Maas Road, Dublin 12, D12 RC24. The development proposes the utilisation of the permitted student accommodation bedspaces as tourist/visitor accommodation outside academic term time only, which requires the modification of Condition No. 2 of the parent permission. The planning application may be inspected or purchased at a fee not exceeding the reasonable cost of making a copy, at the offices of Dublin City Council, Planning Department, Block 4, Ground Floor, Civic Offices, Wood Quay, Dublin 8 during its public opening hours (9.00a.m. - 4.30p.m.). The application may also be inspected online at the following website set up by the applicant: www.gowanhousefordamendment.ie. A submission or observation in relation to the application may be made in writing to the planning authority on payment of the prescribed fee (€20.00) within the period of 5 weeks beginning on the date of receipt by the authority of the application, and such submissions or observations will be considered by the planning authority in making a decision on the application. The planning authority may grant permission subject to or without conditions, or may refuse to grant permission.

TO PLACE NOTICE
TELEPHONE 01-499 3414
OR EMAIL: legal@thestar.ie

South Dublin County Council - I Kerrie Breslin, intend to apply for planning permission for alterations to previously approved planning application Reg Ref No. SD24A/0034. The proposed alterations affect House B (5A Knocklyon Ave) of the previous application to include a 1st floor extension to the side (circa 6 Sq/M) & a single storey extension to the rear (circa 3 Sq/M) & all associated works at 5A Knocklyon Ave, Knocklyon, D16. This application may be inspected or purchased at a fee not exceeding the reasonable cost of making a copy, at the offices of South Dublin County Council during its public opening hours of 9am - 4pm, Mon-Fri, and a submission or observation may be made to South Dublin County Council in writing and on payment of the prescribed fee (€20.00) within the period of 5 weeks beginning on the date of receipt by South Dublin County Council of the application.

Dublin City Council - Retention Permission, I Leo McCarthy, intend to apply for permission for the retention of alterations to previously approved planning application, Reg Ref No. 4766/06 for a new two storey end of terrace house. The alterations include the installation of uPVC windows & doors in lieu of hardwood, removal of the vehicular access, drainage alterations subject of conditions no. 13 (c), (d) & (e) of the previous application and the omission of a soil stress test subject to condition 11 of the previous planning application along with all associated works at 1A Devoy Rd, Inchicore, Dublin 8, D08 K2V1. The planning application may be inspected, or purchased at a fee not exceeding the reasonable cost of making a copy, at the offices of Dublin City Council during its public opening hours and a submission or observation in relation to the application may be made to the authority in writing on payment of the prescribed fee within the period of 5 weeks beginning on the date of receipt by the authority of the application.

KILDARE COUNTY COUNCIL - I Derek Merrins intend to apply to Kildare County Council for planning permission for alterations during the course of construction to the planning file granted planning permission under file ref: 2460190. The proposed alterations consist of: Increased ridge height of rear extension to create habitable floor space at first floor level, 2no. proposed windows at first floor level, increased ground floor area of side and rear extensions with flat roofs above, alterations to proposed external materials, boundary treatments, landscaping and all associated site works at 26 Fair Green, Dummurray Road, Kildare Town, Co. Kildare. The planning application may be inspected or purchased at a fee not exceeding the reasonable cost of making a copy, at the offices of the planning authority during its public opening hours and that a submission or observation in relation to the application may be made to the authority in writing on payment of the prescribed fee within the period of 5 weeks beginning on the date of receipt by the authority of the application. The planning authority may grant permission subject to or without conditions, or may refuse to grant permission.

Wicklow County Council: Permission sought for a single storey dwelling with domestic garage, wastewater treatment system, new entrance, and all ancillary works at Fauna, Donard, Co. Wicklow for Ronan Connon and Sinéad McNamara. The planning application may be inspected or purchased at a fee not exceeding the reasonable cost of making a copy at the offices of Wicklow County Council, County Buildings, Wicklow during its public opening hours and a submission or observation in relation to the application may be made to the authority in writing on payment of the prescribed fee within the period of 5 weeks beginning on the date of receipt by the authority of the application.

PROBATE & TRUSTEE

ADVERTISEMENT OF PETITION, Rec. No. H.COS. 2025 / 177 IN THE MATTER OF SOLFRENO LIMITED AND IN THE MATTER OF SECTION 569 OF THE COMPANIES ACT 2014 AND IN THE MATTER OF ARTICLE 3 OF COUNCIL REGULATION (EC) NO. 549/2015 OF 20 MAY 2015 ON INSOLVENCY PROCEEDINGS (RECAST) NOTICE is hereby given that a Petition for the winding-up of the above-named company by the High Court was on the 5th day of June, 2025, presented to the High Court by Seamus Fitzpatrick of Greenvy, Beltrush, Co. Cavan, a creditor of the above-named company, and that the said Petition is directed to be heard before the High Court on the 7th day of July, 2025, and that any creditor or contributory of the said company who wishes to support or oppose the making of an Order on the said Petition may appear at the time of hearing by himself or his Counsel for that purpose, and a copy of the Petition will be furnished to any creditor or contributory of the said company who requires it by the undersigned on payment of the regulated charge for the same. Carter Anhold & Co. 1 Wine Street, Sligo. Solicitors for the Petitioner Note: Any person who intends to appear at the hearing of the said Petition must serve on or send by post to the above-named Petitioner or his Solicitor notice in writing of his intention to do so. The notice must state the name and address of the person or, if a firm, the name and address of the firm, and must be signed by the person or firm, or his or their Solicitor, (if any), and must be served, or, if posted, must be sent by post in sufficient time to reach the above-named Solicitor or the Petitioner not later than 5 o'clock in the afternoon of the 4th day of July, 2025.

**TO PLACE A
LEGAL OR PLANNING NOTICE**
TELEPHONE
01-499 3414
OR EMAIL:
legal@thestar.ie

RUGBY

SERIAL WINNER
Leinster's RG Snyman with the URC trophy and (inset) at Munster



BY DEREK FOLEY

TROPHIES grow where RG Snyman goes – just ask Munster, Leinster and the Springboks.

There hasn't been a trophy won by an Irish club since 2021 that the second-row wasn't involved in and there hasn't been a Rugby World Cup won since 2015 that he wasn't involved in either.

He is, as his black-metal music and mohawk-haired buddy Andrew Porter likes to say, 'Vikins' brilliant!'

And possibly extra so for the difficulties encountered on the World Cup, Red URC, World Cup, Blue URC run that, sure enough spanned on-field glory...

As well COVID, almost four years of injury, the death of his mother some 13,000km away, serial online abuse from some Munster fans and initial rejection from a section of Leinster fans after crossing the Red-Blue 'border.

Snyman had seen the online abuse from the so-called red patriots, maintains it couldn't be avoided, but says it could have been worse if he was the type to be negatively affected by such in-the-background cowardly behaviour.

In fact here is a shock for those keyboard warriors, for whom he had previously helped win their first trophy since 2011 – he had not asked to leave the Club but who was 'let go'.

"But to be honest," says Snyman to former Saracens and Scotland second-row Jim Hamilton on *The Big Jim Show* podcast, of the online abuse through the summer and Autumn of 2024, "it didn't really affect me negatively.

"I kinda saw it as an

opportunity when I got to Leinster as most of those fans would still be watching Leinster and I'd have the opportunity to play Munster twice a season again.

"So I kinda used that to drive me and to show what I can do if I stay fit."

There was also that initial cold shoulder of a Leinster cadre.

"You have people swearing as you go, I had people swearing, well you could kinda hear them swearing as I left and I got to Leinster and they were still swearing at me a little bit when I started!

"It is actually crazy to see the differences between the two. It (Munster and Leinster) is essentially the same place, the two are so close to each other but it's vastly different in terms of the teams and how people support it and how people look at the game, and the cities and the stadiums and everything.

"At Munster it was all about the rugby and all about Munster and it is kinda what Limerick does and keeps people going there.

"Whereas in Dublin it is obviously a bigger city, there is so much going on there but there is such a big fanbase towards Leinster, so it was good for me, going from struggling a little, things not going the way I wanted it to in Limerick.

"But learning a few hard lessons there, making a few good friends in Limerick and then moving up to Dublin, which was essentially only for one season (signed one-year extension in March 2025) initially but then making the most of the opportunities when I got here. It (both times) was easy for

us to stay in Ireland as well."

There were a number of sides to what happened during the Limerick-Dublin switch – not least as the destination was a 'crazy story', a coincidence, as the player was about to lift up the phone to Johan van Graan at Bath.

"So that's exactly it, most of it (the online) was directed at me, there wasn't a lot of people kinda seeing my side of it.

"I guess rightly so, you can understand the frustration from the fans and given the four years I've had there it was obviously difficult for people and then I'm going to their biggest rival but in one sense it was a decision that was taken out of my hands a little.

"If I had the opportunity then to stay at Munster I probably would have but the opportunity wasn't presented to me.

"So I was going somewhere anyways and the big thing for us was to stay in Ireland because we enjoy the people and enjoy the culture and it was a little bit of a crazy story, obviously I was looking at where am I going to go next.

"I was looking at maybe joining back up with Johan van Graan at Bath and then Jacques (Nienaber) phoned me from Leinster and obviously that's a big opportunity.

"What if I was to join a great club and work with Jacques again? So, yeah, everything kinda fell into place and, while the opportunity was there, I had to grab it and I guess everything just kinda worked out in that way. Luckily this worked out this season."